

EXCLUSIVELY LISTED BY KOLB PROPERTIES

FORMER RESTAURANT FOR SUBLEASE



1401 Grindstone Parkway Columbia, MO 65201

FOR SUBLEASE

Lease Rate - \$7,500 Month NNN

Building Size - 2,917 SF Free Standing Building with Drive Thru

Land Size - 1.16 Acres

10 Years remaining on Lease

Walk-in Cooler/Freezer, Hood System, & Grease Trap

Built in 2007

LOCATION HIGHLIGHTS

Prime Retail Location in Strong Retail Trade Area

Excellent Access, Visibility, and Parking

Located at the Entrance to Grindstone Plaza

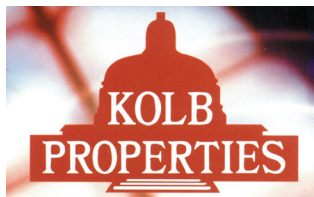
New traffic signal with full access at Grindstone Parkway
and Grindstone Plaza Drive

ESTIMATED 2011 POPULATION

1 Mile - 6,515

3 Mile - 49,141

5 Mile - 99,880



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